

Minutes of Land Use, Parks and Environment Committee
Tuesday, March 16, 2010

Vice-Chair Walter Kolb called the meeting to order at 8:33 a.m. and led the Committee in the Pledge of Allegiance.

Committee Present: Supervisors James Jeskewitz, Walter Kolb (Vice-Chair), Janel Brandtjen, Gilbert Yerke and Rob Hutton (arrived at 8:38 a.m.). **Absent:** Supervisors Ted Rolfs and Fritz Ruf.

Also Present: Chief of Staff Mark Mader, Legislative Associate Karen Phillips, Planning and Zoning Manager Dick Mace, Legislative Policy Advisor Sarah Spaeth, Parks System Manager Duane Grimm, Senior Financial Analyst Bill Duckwitz.

Approve Minutes of February 18, 2010

MOTION: Jeskewitz moved, second by Brandtjen, to approve the minutes of February 18, 2010. Motion carried 4-0.

Executive Committee Report

Mader summarized the items discussed at the Executive Committee meeting of March 15, 2010.

- Discussion and approval of five ordinances
- Presentation and discussion on Housing Trust Fund Proposal

Hutton arrived at 8:38 a.m.

Meeting Approval

Yerke requested approval for a workshop he attended at Ruekert-Mielke in Pewaukee on March 9, 2010: *Storm Water Best Management Practice Maintenance Workshop*.

MOTION: Brandtjen moved, second by Jeskewitz, to approve Committee attendance at the *Storm Water Best Management Practice Maintenance Workshop*. Motion carried: 5-0.

Next Meeting Date

- April 6, 2010

Legislative Update

Spaeth discussed SB-301 relating to the application of shoreland zoning ordinances to certain unincorporated areas. The County does not support this bill, as it takes away counties' power over shoreland zoning. Waukesha County does support a bill that would require the DNR to provide informational brochures on wetland laws. Mace added that this bill also advocates that the DNR perform wetland determinations and be able to charge for the service.

Motion to Allow Secretary Jeskewitz to Approve the Final Set(s) of Committee Minutes on Behalf of the Land Use, Parks and Environment Committee

MOTION: Brandtjen moved, second by Yerke, to approve the final set(s) of minutes on behalf of the Land Use, Parks, and Environment Committee. Motion carried: 5-0.

Discuss and Consider Ordinance 164-O-093: Year 2010 Approval Of Amendment To The Comprehensive Development Plan For Waukesha County (1A - Town Of Brookfield Plan Commission And Town Board, Section 29, Town Of Brookfield)

Mace explained the proposed area of change, located at the northwest corner of STH 18 (Bluemound Road) and Brookfield Road. The subject area contains 9 parcels (including an auto dealership, Galleria, Kopp's, Brennan's, a car wash, 2 small office buildings and an apartment complex to the north of Galleria), and is currently zoned in the Commercial and High Density Residential category. Mace further discussed the usage of the lands surrounding the proposed area of change.

Planning and Zoning Staff recommend that this request to modify the Land Use Plan to provide for the Mixed Use category in this area of the of Town of Brookfield be approved. The proposed Mixed Use category allows for a number of different commercial and residential, multi-family type uses and provides for flexibility in the future for redevelopment of various parcels within the subject area.

MOTION: Jeskewitz moved, second by Brandtjen, to approve Ordinance 164-O-093. Motion carried 5-0.

Discuss and Consider Ordinance 164-O-094: Year 2010 Approval Of Amendment To The Comprehensive Development Plan For Waukesha County (2A - Town Of Eagle Plan Commission And Town Board, Town Of Eagle)

Mace presented an overview of the ordinance as outlined. He explained the Town of Eagle prepared a new Land Use Plan over the past 3 years jointly with the Village of Eagle. This request is to consider the incorporation of the new plan into the Waukesha County Comprehensive Development Plan. It is the recommendation of Planning and Zoning Division Staff that this request to adopt and incorporate the provisions of the newly adopted Eagle Land Use Plan be conditionally approved. Staff recommend that 5 areas be mapped differently than requested by the Town, based on density rather than lot size as proposed by the Town. In addition, the business park east of the Village of Eagle should be placed in a Mixed Use category. The Town has no opposition to the changes.

MOTION: Yerke moved, second by Jeskewitz, to approve Ordinance 164-O-094. Motion carried: 5-0.

Discuss and Consider Ordinance 164-O-095: Comprehensive Amendment To The Text And Zoning Map Of The Town Of Lisbon Zoning Code (ZT-1701)

Mace explained that the proposed request for the repeal and recreation of the Town of Lisbon Zoning Code and Official Zoning Map entails a very comprehensive change. This major effort by the Town to update its zoning code and map will enable the Town to better administer zoning regulations. A more current zoning code is an important element for the Town to effectively carry out the objectives and standards of the Town's newly adopted Comprehensive Development Plan. The Planning and Zoning Division Staff recommend this request be approved as submitted.

MOTION: Hutton moved, second by Brandtjen, to approve Ordinance 164-O-095.
Motion carried: 5-0.

Status Update on the Adoption of the Waukesha County Highway Street and Width Map by Municipalities

Mace distributed a handout titled *Amended Waukesha County Established Street and Highway Width Map*. He reviewed the history of the Street and Highway Width Map, which was originally adopted by the County in the 1950's. There have been numerous amendments over the years, most recently in 2003. He reviewed the adopted/denied status for each municipality in the County as outlined.

Mace demonstrated how to locate the Waukesha County Highway Street and Width Map on the County's website in the GIS System, which is found in the Street and Highway Width folder within the Transportation category. Mace cited several examples of the functionality of the map. The map identifies the planned widths for all streets and highways in the County. Building setback requirements are determined from this map. Mace stated that this ordinance is one of the easiest to enforce, as it has been in existence for a very long time. Builders and developers are aware of its existence and abide by it.

Kolb thanked Mace for his many years of dedicated service to Waukesha County and congratulated him on his upcoming retirement.

Discuss and Consider Ordinance 164-O-096: Approve Land Use Permit To Wisconsin Electric Power Company For Construction, Operation, And Maintenance Of Below Ground Lines In The Village Of Lannon

Grimm discussed this ordinance which authorizes the Department of Parks and Land Use to enter into a land use permit with WE Energies relevant to property in the Village of Lannon. WE Energies will be charged a permit fee of \$3,803.

Grimm explained the reason for the request stems from the need for a second feeder route to be run to Community Memorial Hospital. This project will require WE Energies to install the necessary power lines underground along the Bugline corridor. He stated that WE Energies will obtain special permits from the DNR for work that will be performed in the wetland areas. Grimm assured that use of the Bugline Trail should not be affected during the construction process.

MOTION: Jeskewitz moved, second by Brandtjen, to approve Ordinance 164-O-096.
Motion carried 5-0.

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MOTION: Yerke moved, second by Jeskewitz, to adjourn at 9:43 a.m.
Motion carried: 5-0.

Respectfully submitted,

Jim Jeskewitz,
Secretary